



NOTICE OF PUBLIC HEARING

PURSUANT TO ARS Sections 39-204 & 9-462.04, NOTICE IS HEREBY GIVEN OF PUBLIC HEARING in the Town of Gilbert, Arizona, relating to the following requests for changes in land use regulations:

GP12-06 - Minor General Plan Amendment to change the land use classification of approximately 41.1 acres of real property generally located south and east of the southeast corner of Lindsay and Germann Roads from Residential>1-2 DU/Acre land use classification to Residential>2-3.5 DU/Acre land use classification. The effect of this amendment will be to change the plan of development for the property to allow for a consistent density of residential development on the subject site.

Z12-08 - Central Christian Church - Amend Ordinance No.1665 and rezone approximately 99.3 acres of real property generally located at the southeast corner of Lindsay and Germann Roads from approximately 4.0 acres of Single Family-7 (SF-7), 53.3 acres of Single Family-8 (SF-8), 37.0 acres of Single Family-10 (SF-10), and 5.0 acres of Single Family-35 (SF-35) zoning districts, all with a Planned Area Development overlay zoning district to approximately 35.2 acres of Single Family-6 (SF-6), 39.3 acres of Single Family-7 (SF-7), and 24.8 acres of Single Family-8 (SF-8) zoning districts, all with a Planned Area Development (PAD) overlay zoning district as shown on the exhibit (map), which is available for viewing in the Planning and Development Services Office, and to amend conditions of development in the Central Christian Church Planned Area Development (PAD) to provide a new residential development plan for the 99.3 acre site. The effect of the rezoning will be to create a mid range of single family zoning districts and provide a development plan for a new master planned residential community.

The applications and project files may be viewed by the public Monday through Thursday, 7:00 am to 6:00 pm at the Town of Gilbert, Planning and Development Services office located at 90 East Civic Center Drive, Gilbert, AZ. Written comments may be sent to Town of Gilbert, Planning and Development Services, 90 East Civic Center Drive, Gilbert, AZ 85296. Written comments may also be submitted at the public hearing. Any interested person may appear and be heard at the following public hearing:

The Planning Commission will hold a public hearing and discussion and may vote to make a recommendation to the Gilbert Town Council regarding the General Plan amendments, Zoning Code amendments and/or rezoning cases. For Requests for Conditional Use Permits, after the public hearing is concluded, the Planning Commission may approve, approve with conditions or deny the request. In addition the Planning Commission will review and approved Preliminary Subdivision Plats with conditions.

**Planning Commission: Wednesday, October 3, 2012 at 6:00 P.M.
Gilbert Municipal Center, Council Chambers, 50 East Civic Center Drive, Gilbert, AZ**

Catherine A. Templeton, Town Clerk